

## MORTGAGE RECORD NO. 55.

This Indenture, Made this Third day of January in the year of our Lord nineteen hundred and eighteen between Martha Augusta Dixon, single of the city of Douglas and State of Kansas, of the first part, and Hugh Blair of the second part:

WITNESSETH, That the said part y of the first part, in consideration of the sum of Twelve Hundred DOLLARS, to her duly paid, the receipt of which is hereby acknowledged, ha th sold, and by these presents do th grant, bargain, sell and mortgage to the said part y of the second part his heirs and assigns, forever, all that tract or parcel of land situated in the County of Douglas, and State of Kansas, described as follows, to wit: Lot number twenty-five (25) on Connecticut street, in the City of Lawrence, said County and State.

The mortgagor agrees to keep the buildings on premises insured against fire, lightning and wind to the extent of their insurable value, in a company or companies approved of by this mortgagee with mortgage clause attached making loan payable to said mortgagee, or assigns, as interest may appear, and failing to do so holder of mortgage may have same insured and the cost of so doing added to the mortgage.

with all the appurtenances, and all the estate, title and interest of the said part y of the first part therein. And the said Party of the first part do th hereby covenant and agree that at the delivery hereof she is the lawful owner of the premises, above granted, and seized of a good and indefeasible estate of inheritance therein, free and clear of all incumbrances.

This Grant is intended as a Mortgage to secure the payment of the sum of Twelve Hundred Dollars according to the terms of one certain note this day executed and delivered by the said party of the first part to the said part y of the second part Payable five years after date with interest thereon according to the terms of said note and coupons thereto attached and this conveyance shall be void if such payments be made as herein specified. But if default be made in such payment for any part thereof, or interest thereon, or the taxes, or if the insurance is not kept up thereon, then this conveyance shall become absolute, and the whole amount shall become due and payable, and it shall be lawful for the said part y of the second part, his executors, administrators and assigns, at any time thereafter to sell the premises hereby granted, or any part thereof, in the manner prescribed by law; and out of all the moneys arising from such sales to retain the amount then due for principal and interest, together with the cost and charges of making such sale, and the overplus, if any there be, shall be paid by the part y making such sale, on demand, to said party of the first part his heirs and assigns.

IN WITNESS WHEREOF, The said part y of the first part ha th herunto set her hand and seal the day and year first above written.

Signed, Sealed and Delivered in presence of

Jennie Pratt (SEAL) Martha Augusta Dixon (SEAL) (SEAL)

STATE OF KANSAS,

Douglas County } ss. 1

BE IT REMEMBERED, That on this 3rd day of Jan A. D. 1918, before me, Jennie Pratt a Notary Public in and for said County and State, came Martha Augusta Dixon, single to me personally known to be the same person who executed the foregoing instrument and duly acknowledged the execution of the same.

(Seal)

In Witness Whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last above written.

My Commission Expires 30th Mch 1920 Jennie Pratt Notary Public.

Filed for Record the 5th day of January A. D. 1918, at 9<sup>40</sup> o'clock A. M. Estelle Northrup Register of Deeds. Furne Flood Deputy.

This mortgage is subject to the original mortgage of the same property described herein being paid in full, this mortgage is hereby released and the same being released discharged, as witness my hand this 11th day of January, A. D. 1918.

HUGH BLAIR  
JENNIE PRATT  
JENNIE PRATT

Recorded Sept 19 1921

Estelle Northrup  
Furne Flood

Register of Deeds  
Deputy